

The regular meeting of the Town Assembly of the Village of Arden was held on March 22, 1976 in the Gild Hall with Thomas Colgan, Chairman, presiding.

Minutes of the January meeting were approved as circulated.

A motion was made and passed to suspend the order of business to proceed with the elections of the committees and town officers. Michael Curtis was nominated to serve as Advisory Committee Chairman.

The financial report of the Trustees, Revenue Sharing Fund and Municipal Street Aid Fund Were presented. Copies are on file.

Shaul Gladstone was confirmed as Trustee by the majority of the residents on March 18, 1976.

Mr. Lantz will discuss the possibility of getting a change in the use of his lot #1 at the corner of Harvey and Marsh under New Business. The Trustees report accepted.

No report from Auditing or Budget Committees.

Civic Committee Report by Warren Hoffman: Major items have concerned snow removal, tree removal and obtaining information on sewer installation.

We will not contract for any major road work until tax rates are set later this year. Patching will be done as soon as weather is consistently good. In cooperation with the Safety Committee, we have obtained agreement that the grass next to the construction on Woodland Road will be restored to original condition. Contact will be made with the State Division of Highways with regard to poor drainage along Harvey Road.

Complying with the resolution passed at the January, 1976 Town Assembly, we obtained a measurement regarding installation of a sewer connection on Millers Road for Morris Rosin's lot. We have been advised by New Castle Sewer Department, who conducted a survey, that connection can be installed at a depth of 13 feet which will allow drainage of Mr. Rosin's first floor, but not the basement, without use of a pump. Because of the depth, the county may contract for the work and they are not enthusiastic about installing the connection on Millers Road. It could cost between \$5- to 10,000. Mr. Lipstein can connect at Millers Road at depth of 10 feet, but his connection was installed at the time of original sewer construction.

Under old Business, the resolution introduced at the last meeting by Mr. Rosin should again be considered.

Annual Cleanup in early May will be announced.

The report on motion accepted.

The Community Planning Committee report was made by Cy Liberman.

The committee is preparing to work on a comprehensive plan for Arden as directed by the last town meeting.

The Town Assembly Chairman has not yet appointed extra members to help with this task, and there is no need to do this until after the election of new members to the committee.

We have contacted the State Planning Office for technical assistance and have been informed it will be forthcoming.

The report on motion was accepted.

Safety Committee report by Shaul Gladstone: The Committee conducted a special meeting on March 8 dealing with community involvement in crime and fire prevention. Two of the most helpful aspects were the County Police Crime Prevention Unit who has teams who will visit individual homes on request, survey the premises, and make suggestions for improving security with very little expenditure. Second, the Claymont Fire Company demonstrated relatively inexpensive fire and smoke detectors which appeared effective and easy to install. Mike Jaffe recommended that you be sure it has an underwriter label, a guarantee, plugged into an electric outlet not the battery operated type.

The final word on mailboxes from the Post Office is that box fronts must be between "0" and 12" from the nearest hard road surface edge, and box bottoms are to be 42" and 48" above road surface. Everyone is urged to inspect his or her mailbox to determine whether it presents an obstruction to traffic. If it does, please move it, remaining within the above constraints. It is a federal offense to damage mail boxes. Report on motion accepted.

Buzz Ware Village Center Report by William Morley: Several activities in the center. The Friday night coffee house is very successful. A new quilt is being made to hang as a back drop on the stage. Beverly Barnett has organized and many people have contributed squares depicting scenes about Arden. The report on motion accepted.

Advisory Committee feel that we need to watch that the development of the Harvey Road, Marsh Road plan at the lodge hall be watched to see that it keeps up to high standards of development.

Annexation Committee is working with Ardentown residents on safety and police matters. Ardencroft now indicated they rather go it alone.

Brandywine Council of Civic Associations feels that there are deficiencies in planning that will greatly increase the costs of the plan Omega for a hospital for Wilmington at Stanton.

Arden 75th Anniverary Committee: Pat Liberman. Residents are requested to take pictures of homes and present residents and give pictures to Virginia Shaw or Pat Liberman for archives. There will be a Maypole dance on May 15 to celebrate Arden Day. Report accepted.

Aaron Hamburger reported the school tax rate would be the same as 1975 unless desegregation ruling is made. The River Road school will be closed.

The Tax Study Committee will hold open meetings in the Buzz Ware Village Center, and will report at a later Town Assembly.

The Ordinance NO.8 Proposed-Dog Control as amended 1/26/76 was read. Ordinance NO.9-Mini Bikes was read. Ordinance No 10-Public Utilities was read.

It was suggested that our ordinances should be checked by a lawyer for legal interpretation. The second reading of the ordinances were accepted as read.

The resolution concerning the sewer line for Morris Rosin and Louis Lipstein had been tabled at the January meeting. A motion was made and carried to bring the motion off the table for action at this meeting.

Resolved that the Town Assembly of the Village of Arden grants permission to the Civic Committee to act as its agent in monitoring permission granted below to Morris M. Rosin and Louis Lipstein to install sewer lines from Leaseholds 24 and 37, respectively, through the Arden Forest to Hillside Road as shown on a map prepared by the Committee. This permission is granted subject to written acceptance of the following conditions by Mr. Rosin and Mr. Lipstein:

1. Morris M. Rosin have prepared a document for the Village granting an easement for a sewer line from Leasehold 24 to Hillside Road. All costs of preparation including review and approval by an attorney designated by the Village of Arden be assumed by Mr. Rosin.
2. Louis Lipstein have prepared a document for the Village granting an easement for a sewer line from Leasehold 37 to Hillside Road. All costs of preparation including review and approval by an attorney designated by the Village of Arden to be assumed by Mr. Lipstein.
3. Morris M. Rosin and Louis Lipstein have prepared an easement for Louis Lipstein to install a sewer line across Leasehold 24 to connect with the sewer line mentioned in 1 and 2 above. This document is to be reviewed and approved by an attorney designated by the Trustees of Arden and is subject to approval by the Trustees of Arden. All costs are to be assumed by Mr. Rosin and Mr. Lipstein.
4. Morris M. Rosin and Louise Lipstein shall prepare a Legal document in the form of amendments to leases for Leasehold 24 & 27, respectively. These documents shall state that holders of Leaseholds 24 and 37 shall for the duration of the leases as any new leases issued for those leaseholds shall be responsible for any maintenance required to the sewer line in the Arden Forest. Maintenance activities can be initiated by the leaseholders or within 10 days by written notification of the need for immediate maintenance by the Civic Committee. Holders of leases 24 and 37 shall pay for for the full cost of any repairs on an equal basis, unless they agree to another distribution. These lease amendments shall be reviewed and approved by attorneys for the Trustees of Arden and the Village of Arden at a cost to be paid equally by Mr. Rosin and Mr. Lipstein.
5. The Civic Committee shall inspect the completed installation and ensure that the Arden Forest has been restored properly. If any additional work is required, it shall be performed within 15 days or the Civic Committee may arrange for necessary work at a cost to be paid equally by Mr. Rosin and Mr. Lipstein.
6. All Installation work shall be done in exact accordance with the Map prepared by the Civic Committee as to location of the sewer line in the Arden Forest. All work is to be done so as to make minimal damage to the Arden Forest.

A motion was made to adopt the resolution.

An amendment was made to the motion that the Civic Committee negotiate with New Castle County to install a county sewer line ~~line~~ behind leaseholds 24 & 37.

An amendment to the the amendment read the line should be installed at no expense to the town. The amendment carried with 30 ayes and 22 nays. The amendment to the original motion was defeated with 24 ayes and 37 nays. The Resolution was voted on and carried with 40 ayes and 16 nays.

The Results of the election is a follows:

Auditing Committee: John Hewlett, William Bindloss, Alton Dahl
 Budget Committee: John Grimaldi, William Press
 Civic Committee: Joad Kazan, Woodrow Vandever
 Community Planning Committee: Nancy Hajar, Patricia Passanante
 Registration Committee: Sarah Hamburger, Deborah Colgan, Kathleen Worth
 Safety Committee: Barnes King, Thomas Stapleford
 Buzz Ware Village Center Committee: Andrew Foote, Aaron Hamburger
 Advisory Committee Chairman: William Press
 Chairman Town Assembly Thomas Colgan
 Secretary of Twon Assembly Mary Morley
 Treasurer of Town Assembly: Rae Gerwtine

Mr. Charles Lantz, leaseholder of lot #1, Marsh and Harvey Road, told of his plans to apply for a restricted commercial zoning to remolded the present building to house a real estate and insurance office. He has 6 full time employees and is planning to build an English Tudor style building. Several people questioned the parking in the area and the advisability of changing the area back to commercial again because it is dangerous to rezone.

The meeting on motion adjourned,

Respectfully submitted,

Mary Morley
 Mary Morley
 Secretary